After Recording Return to:
LVSS - LVSS
Attn: JUSTIN CHEROK
100 BEECHAM DRIVE SUITE 105
PITTSBURGH, PA 15205
File No. T011-410529

Davidson County DEEDWARRSP
Recvd: 05/17/12 15:47 5 pgs
Fees:27.00 Taxes:0.00
20120517-0043020

This document prepared by:

PAUL JUNGERS, ESQ.
8940 MAIN STREET
CLARENCE, NY 14031
716-634-3405

Tax ID No.:
180030A060

SPECIAL WARRANTY DEED

THIS INDENTURE made and entered into on this 22 day of February, 2012, by and between CHIMEN TAYIP, A MARRIED WOMAN AND HER SPOUSE, SABAH CHALKY, of 6964 STONE RUN DRIVE, NASHVILLE, TN 37211 hereinafter referred to as Grantor(s) and CHIMEN TAYIP AND SABAH CHALKY, WIFE AND HUSBAND, of 6964 STONE RUN DRIVE, NASHVILLE, TN 37211, hereinafter referred to as Grantee(s).

WITNESSETH: That the said Grantors, for and in consideration of the sum of TEN AND 00/100 ($10.00) DOLLARS, cash in hand paid and other good and valuable consideration, the receipt of which is hereby acknowledged, have this day given, granted, bargained, sold, conveyed and confirmed and do by these presents give, grant, bargain, sell, convey and confirm unto the said Grantee following described real estate located in DAVIDSON County, TENNESSEE:

SEE ATTACHED EXHIBIT "A"

SUBJECT TO EASEMENTS AND RESTRICTIONS OF RECORD.

Prior instrument reference: DOCUMENT NUMBER 20080212-0014031, Recorded: 02/12/2008

TO HAVE AND TO HOLD the lot or parcel above described together with all and singular the rights, privileges, tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining unto the said Grantee and unto Grantee's heirs, administrators, successors or assigns, forever.

GRANTORS hereby covenant with and represent unto the said Grantee and unto his successors or assigns, that they are lawfully seized in fee of the lot or parcel of land above described; that the same is free from all liens and encumbrances except ad valorem taxes for the current tax year and subsequent years, restrictions, restrictive covenants and easements of record, if any; that they have a good and lawful right to sell and convey the same as aforesaid and that they will forever warrant and defend the title to same unto the said Grantee and unto his successors or assigns, forever, except as to said taxes, restrictions, restrictive covenants and easements of record, if any.

Assessor's parcel No. 180030A060

IN WITNESS WHEREOF, the said Grantors have hereunto set their hands and seals on this the day and year first above written.

CHIMEN TAYIP

Sabah Chalky by Chimen Tayip his attorney in fact.
SABAH CHALKY

STATE OF Tennessee
COUNTY OF Davidson
Personally appeared before me, the undersigned notary public of the aforesaid County and State, Chimen Tayip, the within named bargainer, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that he/she executed the within instrument for the purposes therein contained.
Witness my hand, at offices, the 22 day of Feb, 2012.

Notary Public Peggy L. Niemann
Commission expires: 05-05-15

PEGGY L. NIEMANN STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON CO., TN

My Commision Expires May 05, 2015

STATE OF Tennessee
COUNTY OF Davidson
Personally appeared before me, the undersigned notary public of the aforesaid County and State, Sabah Chalky*, the within named bargainer, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that he/she executed the within instrument for the purposes therein contained.
Witness my hand, at offices, the 22 day of Feb, 2012
* by Chimen Tayip, his attorney in fact

Notary Public Peggy L. Niemann
Commission expires: 05-05-15

PEGGY L. NIEMANN STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON CO., TN

My Commision Expires May 05, 2015

VALUATION AFFIDAVIT

I, or we, hereby swear or affirm that to the best of affiant's knowledge, information, and belief, the actual consideration for this transfer or value of the property transferred, whichever is greater is $10.00, which amount is equal to or greater than the amount which the property transferred would command at a fair voluntary audit.

Affiant

Subscribed and sworn to before me this 22 day of February, 2012

Notary Public

Commission Expires 05-05-15

Peggy L. Niemann

PEGGY L. NIEMANN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON CO., TN

My Commision Expires May 05, 2015

Name and address for person(s) responsible for taxes:

CHIMEN TAYIP AND SABAH CHALKY
6964 STONE RUN DRIVE
NASHVILLE, TN 37211

Name and address of property owner:

CHIMEN TAYIP AND SABAH CHALKY
6964 STONE RUN DRIVE
NASHVILLE, TN 37211

EXHIBIT A
LEGAL DESCRIPTION

BEING LOT NO. 31 ON THE PLAN OF SECTION 2-A, STONE CREEK PARK, OF RECORD IN PLAT BOOK 9700, PAGE 266, AS AMENDED IN BOOK 9700, PAGE 669, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TN, TO WHICH PLAN REFERENCE IS HEREBY MADE FOR A COMPLETE AND ACCURATE DESCRIPTION THEREOF.

BEING THE SAME PROPERTY CONVEYED FROM PRUDENTIAL RELOCATION, INC. TO CHIMEN TAYIP BY DEED RECORDED 2/12/08 IN DOC# 20080212-0014031, IN THE REGISTER'S OFFICE OF THE DAVIDSON COUNTY, TENNESSEE.

BEING THE SAME PROPERTY CONVEYED FROM PRUDENTIAL RELOCATION, INC. TO CHIMEN TAYIP BY DEED RECORDED 02/12/2008 IN INSTRUMENT 20080212-0014031 IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE.

TAX MAP OR PARCEL ID NO.: 180030A060

PROPERTY COMMONLY KNOWN AS: 6964 STONE RUN DRIVE, NASHVILLE, TN 37211

CT

SC by CT

True Copy Certification

I, Jennifer Lander, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Jennifer Lander
Signature

State of Pennsylvania

County of Allegheny

Personally appeared before me, [Name of Notary], a notary public for this county and state, [name of person making certification] who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Virginia M Noble
Notary's Signature

My Commission Expires: 6/19/15
Notary' Seal (if on paper)

NOTARIAL SEAL
VIRGINIA M NOBLE
Notary Public
KENNEDY TWP, ALLEGHENY COUNTY
My Commission Expires Jun 19, 2015